



ASSOCIATION NEWSLETTER

February 9, 2009

ADJOURNED MEETING HELD ON FEBRUARY 5, 2009

The adjourned meeting was held on February 5, 2009, at 6:30PM, in the Meeting Room, at Bldg. 7610. The Board, with its 85 proxies, ratified the decisions taken at the January 8th Annual Meeting. Thank you to all who sent in their proxies.

The following are the officers of the Association:

Name	Position	Term Expiring
Todd Matson	President	(2010)
Arthur Munoz III	Treasurer	(2010)
Laura Foster	Secretary	(2010)
Craig Nicholson	Vice-President	(2011)
Nathan Walter	At-Large	(2011)

EMAIL ADDRESS NEEDED

Email is becoming more and more efficient to notify our residents for things that affect our community, especially for emergency or short notice. Additionally, it also helps our environment and reduces costs. Please send your email address to jamesn@bartlein.com. While we already have many of your email addresses, please confirm by sending James Nguyen your email address again. Please let us know whether you're the unit owner or tenant. Thank you.

COLLECTION FOR HOLIDAY GIFT TO OUR GARDENER NETTED OVER \$450

Once again, the residents came through with a generous holiday gift to Jose Soto, our gardener from Progressive Landscapes. There were about 15 people or so who sent in checks. Thank you for your kind gesture. On behalf of Jose, thank you.

ASSOCIATION TO REPAIR PRESSURE REGULATOR & BILL UNIT OWNER

In order to prevent damage to the foundation, seepage to lower units, and wasting of water, the Association will be repairing a leaking pressure regulator if it is not dealt with after a notice is distributed to the unit. All related costs will be passed on to the unit owner.

ASSOCIATION WELCOMES LATEST MEMBER

The Association would like to welcome its latest member: Ms. S. Maindes.

DEHUMIDIFIERS SUGGESTED

In order to minimize possible musty smell in your home, especially if you live in a lower unit, you may want to get a few dehumidifiers to extract moisture out of the air. In addition, during the damp months, you may also want to leave a fan or something on to circulate the air. And when you're home, if possible, you may want to leave a door or window open for fresh air.

OFFICIAL WEBSITE OF THE GROVE – PLEASE CHECK

The official website address for our Association is <http://EucalyptusGrove.org>. For your convenience, you can find important information and documents (CC&R's, By-Laws, Amendments, Guidelines, newsletters, agendas, and other published correspondence) posted there. It is essential that all owners and residents are aware of the rules and regulations. In addition, if you have tenants, you are responsible for making sure they receive copies and understand the rules & regulations. Thank you.

NEW INFORMATION NEEDED

If you have new phone numbers, tenants, or e-mail/mailing address, please notify the Association in writing at the address below. It is important that information is kept current to ensure that all appropriate parties receive newsletters, e-mail or special mailings, and for emergency purposes. In addition, to help you in your dealings with lenders, the Association keeps track of the owners / tenants ratio. Your cooperation is appreciated.

BOARD MEETING SCHEDULED / REQUEST TO BE IN WRITING

The next Homeowners Association "Monthly" Board Meeting is scheduled for March 12, 2009, at 6:30PM, in the Meeting Room, at Bldg 7610. Unless otherwise notified, the meetings are usually held on the 2nd Thursday of the month. All owners are welcome. If you have a specific request for the Board to review, please put it in writing and send it at least 10 days before the meeting (to the address below). The agenda will be posted at the mailbox area or on the website several days before.

Prepared by: BARTLEIN & COMPANY, INC. (805) 569-1121 FAX (805) 682-4341
3944 State Street, Suite 200
Santa Barbara, CA 93105
Email: JamesN@bartlein.com

 Bartlein
& Company, Inc.